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Office 40A  
Eden Meadows Complex  
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1609

260m<sup>2</sup> Warehouse To Let in Rustivia

NEW



Web Ref BW260TLRUST



R12,516 pm

**Gross Monthly Rental** R12,516 Excl. VAT  
**Monthly Rates** R200 Excl. VAT

**Monthly Levy** R100 Excl. VAT



## Neat and secure industrial Warehouse to let in Rustivia

This impressive 260.75sqm factory/warehouse is located in a secure 24-hour industrial park in Rustivia, Germiston. Its prime location offers easy interlink access for smooth loading and unloading of goods, while also providing quick connectivity to major highways including the N12, R24, and N3. With O.R. Tambo International Airport just 10 minutes away, this property is well-suited for businesses requiring efficient logistics and transport solutions.

Inside, the facility features a spacious downstairs area with an enclosed large open-plan office or reception, boasting 6 meters to the eaves and a 4-meter racking height, along with a robust 30 Mpa floor loading capacity. The unit includes 1 x 4m roller shutter

## Features

<b>Building Name</b>	22				
<b>Zoning</b>	Industrial				
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>	
Floor Loading Cap.	2 Tn/m <sup>2</sup>	Security	Yes	Floor Size	260m <sup>2</sup>
Air Conditioning	Yes	Open Parking Bays	2	Land Size	300m <sup>2</sup>
Power 3 Phase	Yes	Parking Ratio	2 bays / 130 m <sup>2</sup>	Building Height	6m
Power Amps	100				